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TO: Plan Commission  
DATE: June 24<sup>th</sup>, 2024  
SUBJECT: 1014 S Second Street – Preliminary Certified Survey Map (CSM)

A request by Loeb & Company LLP to create a Certified Survey Map (CSM) within the City of Watertown.  
Parcel PIN(s): 291-0815-0431-051

SITE DETAILS:

Parent Parcel Acres: 2.38 acres  
Proposed Lot Size(s): Lot 1 – 0.76 acres, Lot 2 – 1.62 acres  
Jurisdiction: City of Watertown

BACKGROUND & APPLICATION DESCRIPTION:

The applicant is proposing to create a two lot CSM. The proposed lots are located within the Airport Approach Protection Zone with a maximum elevation of 968 feet above mean sea level for all buildings and vegetation. A note indicating this elevation has been added to the CSM. The existing ROW for S. Second Street is sufficient in this location.

PLAN COMMISSION OPTIONS:

The following possible options for the Plan Commission:

1. Deny the preliminary CSM.
2. Approve the preliminary CSM without conditions.
3. Approve the preliminary CSM with other conditions as identified by the City of Watertown Plan Commission:
  - a. The CSM signature page shall contain signature lines for both the Plan Commission Chairperson/Mayor and the City Clerk.

ATTACHMENTS:

- Application materials.